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2 BILL NO. S-90-04 - 05
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4 SPECIAL ORDINANCE NO. 87-90
5

6 AN ORDINANCE certifying an approving the
7 need for the services of the Urban Land
8 Institute to provide professional
community development analysis for the
City of Fort Wayne.
9

10 WHEREAS, the City of Fort Wayne desires to have a
11 professional consultant perform an analysis of housing,
12 community development, and economic development opportunities
13 in south central Fort Wayne, and;

14 WHEREAS, the Division of Community and Economic
15 Development believes that it is necessary to employ the Urban
16 Land Institute to perform this service, and;

17 WHEREAS, the Urban Land Institute has selected Fort
18 Wayne to participate in its national "Low-Income Neighborhood
19 Panel Analysis Program", and;

20 WHEREAS, substantial financial support has been provided
21 by the private sector to defray the cost of this program,
22 and;

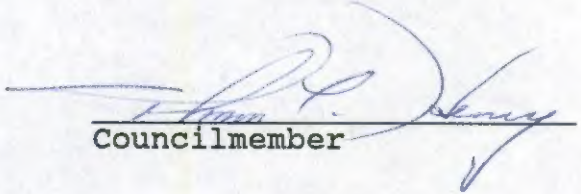
23 WHEREAS, it is anticipated that the amount to be paid to
24 said consultant will be in excess of \$15,000.00.

25 NOW, THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF
26 THE CITY OF FOR WAYNE:

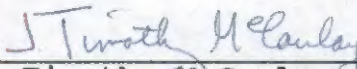
27 SECTION 1. The Common Council of the city of Fort Wayne
28 hereby certifies and approves the need for the services of a
29 consultant to perform an analysis of local community
30 development programs and opportunities, and set forth an
31 action plan to guide the community development efforts
32 through the 1990's.

PAGE TWO

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and any and all necessary approval by the Mayor.


Councilmember

APPROVED AS TO FORM
AND LEGALITY


J. Timothy McCaulay, City Attorney

FOUR STAR BOND
SOUTHWORTH CO. U.S.A.
25% COTTON FIBER



MEMORANDUM

TO: Members of the City Council

FROM: Greg Purcell, Director, Community & Economic Development

DATE: April 10, 1990

SUBJECT: Urban Land Institute Panel Analysis Study

Background

In January, Fort Wayne was selected by the Urban Land Institute (ULI) to participate in its "Low-Income Neighborhood Panel Analysis" program. ULI is a national non-profit group of land use professionals which has provided expert development advice and assistance to cities, businesses, universities and other organizations for forty years. In terms of professionalism, expertise and integrity, ULI is a nationally respected organization.

The "panel analysis" method of study focuses the attention of nine or ten land use experts on a particular problem or area. The panel is convened for one week, during which time the members interview dozens of local leaders and area residents, inspect and evaluate field conditions, and prepare a series of recommendations for the sponsoring organization or business. Corporations, universities, and governments normally pay \$100,000 for this service. The money pays for the week's expenses and provides research funding for the Urban Land Institute. The panelists donate their time for the week.

The "Low-Income Neighborhood Panel Analysis" program focuses on the housing and economic development needs of central cities. To make the program more affordable, several insurance companies--including Lincoln National Corporation--provided funding to ULI which defrays one-half the cost of a normal panel for six communities. Local sponsors are responsible for raising the balance. In Fort Wayne, \$25,000 has been raised from private sources and we have committed \$25,000 in Community Development Block Grant (CDBG) funds toward our local share.

Because this program includes a significant subsidy, communities had to apply through a competitive selection process. Of over one dozen applicants from throughout the country, Fort Wayne and Dallas were selected for study in 1990. Four additional communities will be selected over the next two years. Fort Wayne has been scheduled as the first panel in the "Low-Income Neighborhood" program, from May 21 through May 25, 1990.

Need for Study

1. Create Blueprint for Central Area:

There is currently no plan or study to guide our efforts to improve lower-income residential areas. ULI's recommendations will give us a guide for decisionmaking and future programs.

2. Improve CDBG Program:

For the past year, Community and Economic Development (C&ED) staff has been evaluating our Community Development Block Grant (CDBG) programs to improve our effectiveness in revitalizing neighborhoods. New Neighborhood Strategy Areas (NSA's) will be selected in 1991, and we hope to more successfully coordinate all CDBG-funded activities in these areas. It will be most helpful in this effort to have a disinterested group of experts evaluate our current activities and make suggestions for changes.

3. Guide Private Sector Support:

Because CDBG is not an adequate resource to address all of the problems of our low- and moderate-income neighborhoods, the infusion of private dollars into these areas is vital for their improvement. A variety of private organizations, from Lincoln Life Improved Housing to local banks to churches, are investing in central Fort Wayne. Having a master blueprint to guide that investment will allow more effective use of each dollar.

The private sector has been very generous in its support of the ULI study. A list of contributors is attached to this memorandum for your reference.

4. Provide Objective Recommendations:

Two institutions that are perceived to have a significant impact in south central Fort Wayne are Lutheran Hospital and South Side High School. Both institutions have been surrounded by controversy in recent months. A respected outside organization such as ULI will avoid local controversy and provide us with an objective, professional evaluation of each situation which will be credible to the entire community.

5. Focus Attention on Neighborhood Improvement:

The participation of bankers, realtors, home builders, institutions and community leaders in the ULI study will focus the attention of our entire city on neighborhood revitalization. Such awareness will increase the resources available to improve those areas and will show that south central Fort Wayne is a good place to live and work.

Recommendation:

For the above reasons, staff recommends that the city should participate in ULI's panel study of south central Fort Wayne.

Attachments

GP/KP:gb

CITY OF FORT WAYNE
URBAN LAND INSTITUTE PANEL ANALYSIS
CONTRIBUTORS

<u>Source</u>	<u>Committed</u>
City of Fort Wayne	\$ 25,000
The Foellinger Foundation	6,000
Urban Enterprise Association	3,000
Summit Bank	2,500
Fort Wayne National Bank	2,500
Lincoln National Bank	2,500
Home Builders Association of Fort Wayne	2,500
The Lutheran Hospital of Indiana	2,000
Home Loan Savings Bank	1,500
Fort Wayne Board of Realtors	1,500
INB National Bank	<u>1,000</u>
TOTAL	\$ 50,000

Read the first time in full and on motion by Henry, seconded by Salerno, and duly adopted, read the second time by title and referred to the Committee on Finance (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Conference Room 128, City-County Building, Fort Wayne, Indiana, on _____, the _____, day of _____, 19____, at _____ o'clock 11.M., E.S.T.

DATED: 4-10-90

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Henry, seconded by Salerno, and duly adopted, placed on its passage. ~~PASSED~~ LOST by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	<u>9</u>			
BRADBURY	<u>✓</u>			
BURNS	<u>✓</u>			
EDMONDS	<u>✓</u>			
GIAQUINTA	<u>✓</u>			
HENRY	<u>✓</u>			
LONG	<u>✓</u>			
REDD	<u>✓</u>			
SCHMIDT	<u>✓</u>			
TALARICO	<u>✓</u>			

DATED: 4-24-90

Nadja Eschke
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)

(SPECIAL) (ZONING MAP) ORDINANCE RESOLUTION NO. S-87-90

on the 24th day of April, 1990.

ATTEST

SEAL

Nadja Eschke
SANDRA E. KENNEDY, CITY CLERK

Charles S. Reed
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 25th day of April, 1990, at the hour of 11:30 o'clock A.M., E.S.T.

Nadja Eschke
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 26th day of April, 1990, at the hour of 6:50 o'clock P.M., E.S.T.

PAUL HELMKE
PAUL HELMKE, MAYOR

Admn. Appr. _____

DIGEST SHEET

TITLE OF ORDINANCE Urban Land Institute Panel Analysis - Approval of Need

DEPARTMENT REQUESTING ORDINANCE Community & Economic Development

SYNOPSIS OF ORDINANCE Approval of the need for the services of the Urban

Land Institute to provide professional community development analysis for the

City of Fort Wayne.

90-04-05

EFFECT OF PASSAGE Study will take place.

EFFECT OF NON-PASSAGE Study will not take place.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) _____

ASSIGNED TO COMMITTEE (PRESIDENT) _____

BILL NO. S-90-04-05

REPORT OF THE COMMITTEE ON FINANCE

THOMAS C. HENRY, CHAIRMAN
DONALD J. SCHMIDT, VICE CHAIRMAN
BRADBURY, BURNS, GIAQUINTA

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS
REFERRED AN (ORDINANCE) (~~RESOLUTION~~) certifying and approving
the need for the services of the Urban Land Institute to provide
professional community development analysis for the City of
Fort Wayne

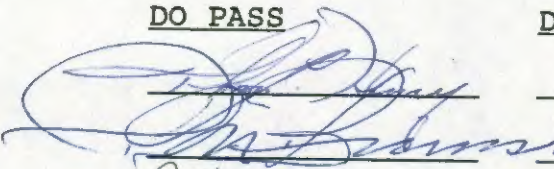
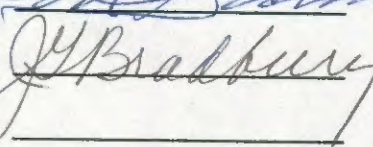
HAVE HAD SAID (ORDINANCE) (~~RESOLUTION~~) UNDER CONSIDERATION
AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID
(ORDINANCE) (~~RESOLUTION~~)

DO PASS

DO NOT PASS

ABSTAIN

NO REC

DATED: 4-24-90

Sandra E. Kennedy
City Clerk